IN OR 2516/1216
EX 1-22 ESMT OR 1094/995
2003 JACO DW/MH

POPE CHRISTINA & JAMES
241738 CR 121
HILLIARD, FL 32046

2023

26-4N-23-0000-0001-0150

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	06	Quality Level 06

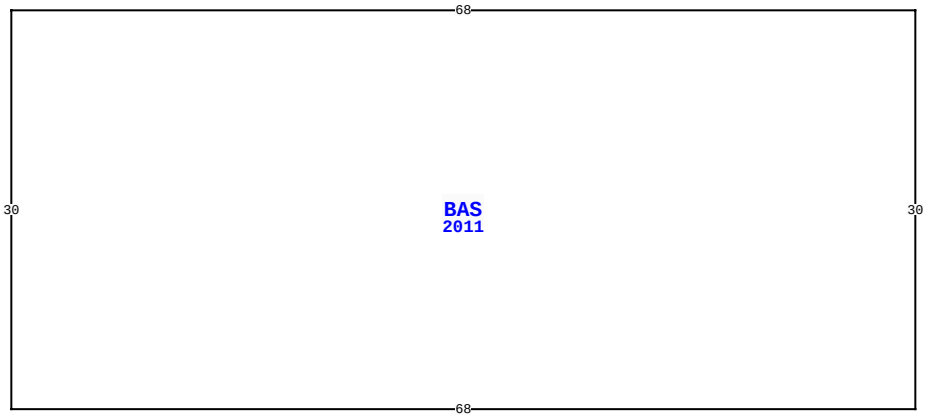
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,040	100	2,040	110,072
TOTALS	2,040		2,040	110,072

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,040	142.7400	99.92	203,837	2003	2003	0	0	0	46.00	54.00

1 M/H 94+ – 100% - 2023 Heated Area: 2040 HX Base Yr 2023



241738 CR 121, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/16/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		110,072
TOTAL MARKET OB/XF VALUE		2,975
TOTAL LAND VALUE - MARKET		120,000
TOTAL MARKET VALUE		233,047
SOH/AGL Deduction		34,950
ASSESSED VALUE		198,097
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		148,097
TOTAL JUST VALUE		233,047
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		162,206

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH023938	MH MOVE-ON	0	09/01/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2516/1216	11/05/2021	WD	U	I	37	100,000
GRANTOR: KING SANDY						
GRANTEE: POPE CHRISTINA & JA						
1869/0275	5/10/2013	WD	U	I	12	37,300
GRANTOR: BANK OF AMERICA NATIO						
GRANTEE: KING SANDY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2011] W68 S30 E68 N30 $.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2000	2000	3	85	2,975	

LAND DESCRIPTION

TOTAL OB/XF 2,975

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000102	C	SFR/MH	100		OR	0.00	0.00	4.80	AC		1.00	1.00	1.00	25,000.00	25,000.00	120,000							

REVIEW DATE 09/14/2018 BY TWA Total Acres: 4.80 Total Land Value: 120,000 Market: 0 Agricultural: 0 Common: 120,000 PRINTED 08/02/2023 BY SYS